

# CITY OF MIAMI BEACH

## PLANNING DEPARTMENT

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### HISTORIC PRESERVATION BOARD

#### AFTER ACTION REPORT

FOR MEETING HELD  
TUESDAY, AUGUST 8, 2000  
**8:30 A.M.**

#### I. STATUS REPORTS

- a. 1235 Washington Avenue - Club Level Supergraphic

The Board was updated.

- b. Pottery Barn/Williams & Sanoma - Historic Display, TCO/CO & Awnings

The Board requests that future awnings be uniform.

- c. 945 Jefferson Avenue - Structural Condition

The Board received an update from Mohammed Partovi, Chief Structural Engineer for the City.

- d. Firestation No. 4

The Board adopts a Resolution strongly encouraging the City Commission and the Fire Chief to retain and preserve Firestation No. 4.

#### II. NEW BUSINESS

1. **HPB File No. 1092**, 1024 Ocean Drive - Benstan Apartments. The applicant, 1024 Ocean Drive, Inc., is requesting a Certificate of Appropriateness for Demolition for revisions to previously approved plans for the renovation, alteration and partial demolition of an existing five (5) story apartment building, including the conversion of

the first level of the structure to a restaurant, in order to modify the first level of the structure to accommodate a new tenant.

**APPROVED:** Subject to conditions.

2. Discussion: The architectural and historic merits of the 10th Street Auditorium, the original and existing Beach Patrol headquarters as well as the original and existing design of Lummus Park at 10th Street and Ocean Drive.

The Board provides initial feedback and suggests a separate workshop, with G.O. Bond Committee to discuss further.

3. Discussion: Comprehensive revisions to the Definitions, Design Review Board, Planning Board and Board of Adjustment sections of the City Code.

The Board provides initial feedback and agrees to provide additional comments by 8/15/00.

## **AFTER ACTION REPORT**

FOR MEETING HELD  
TUESDAY, AUGUST 8, 2000  
**10:00 A.M.**

- I. REQUESTS FOR CERTIFICATES OF APPROPRIATENESS FOR DEMOLITION AND CERTIFICATES OF APPROPRIATENESS AND DESIGN REVIEW APPROVAL

### Previously Continued Projects:

1. HPB File No. 1114 (inclusive of former DRB File No. 11464J), 1701 Collins Avenue - Ritz Plaza Hotel. The applicant, Ritz Plaza Corporation, is requesting a Certificate of Appropriateness for revisions to previously approved plans for the partial demolition, alteration and renovation of an existing hotel, in conjunction with the construction of a new seven (7) story tower at the rear (east side) of the property, in order to remove the detached ~~A~~folly@structures and to substantially revise the exterior elevations; the applicant is also requesting approval for a new

front entry court and landscape plan, as required by the Final Order for the project.

**APPROVED:** Subject to revised conditions.

2. HPB File No. 1106 (inclusive of former DRB File No. 11023J), 7340 Collins Avenue, Walgreens. The applicant, Walgreens Co., is requesting a Certificate of Appropriateness for revisions to previously approved plans for the renovation, alteration, and partial demolition of an existing two story commercial building, in order to alter the storefront design on the south and north elevations.

**APPROVED:** Subject to modified conditions.

3. HPB File No. 1154, 825 - 845 Lincoln Road. The applicant, Lincoln 825 LLC, is requesting a Certificate of Appropriateness for the substantial rehabilitation, renovation, restoration and partial demolition of an existing two (2) story structure and the construction of a two (2) story ground level addition.

**CONTINUED:** to 9/12/00.

4. HPB File No. 1151, 334 - 344 Euclid Avenue - The Fountain Apartments. The applicant, The Fountain Holdings, is requesting a Certificate of Appropriateness for the renovation, alteration and partial demolition of an existing two (2) story structure, inclusive of a new roof-top addition, as well as the substantial rehabilitation, renovation and restoration of an existing two (2) story structure and three (3) story structure.

**CONTINUED:** to 9/12/00.

5. HPB File No. 1150, 304 Ocean Drive. The applicant, Mark Shapiro, is requesting a Certificate of Appropriateness for the renovation, alteration and partial demolition of an existing three (3) story structure, inclusive of a new roof-top addition.

**CONTINUED:** to 9/12/00.

6. HPB File No. 1152, 312 Ocean Drive. The applicant, Mark Shapiro, is requesting a Certificate of Appropriateness and Design Review Approval for the renovation, alteration and partial demolition of an existing three (3) story structure, inclusive of a new roof-top pool and deck.

**CONTINUED:** to 9/12/00.

7. HPB File No. 1153, 520 Collins Avenue - South Beach Shops. The applicant, Coolidge South Market Equities, is requesting a Certificate of Appropriateness and Design Review Approval for the demolition of a vacant supermarket and the construction of a new five (5) story retail/parking structure.

**CONTINUED:** to 9/12/00.

8. HPB File No. 1157, 7419 Collins Avenue - Gardens of Paris. The applicant, Pierre Martiano, is requesting a Certificate of Appropriateness and Design Review Approval for the renovation, alteration and partial demolition of an existing commercial structure, in order to accommodate a new restaurant.

**APPROVED:** Subject to conditions.

9. HPB File No. 1158 (former DRB File No. 12760J), 928 Ocean Drive - Deco Walk. The applicant, Park Adult Residential Facility Inc., is requesting an After-the-fact Certificate of Appropriateness and Design Review Approval for the installation of a cooler and sales counter in front of the terrace of an existing structure.

**APPROVED:** Subject to conditions.

## II. REQUESTS FOR PRELIMINARY EVALUATIONS:

1. HPB File 1149, 1434 Collins Avenue. The applicant, S.B. Atrium, Inc., is requesting a Preliminary Evaluation for the renovation, alteration, and partial demolition of an existing structure.

The Board provided comments as requested.

2. HPB File No. 1155, 620 Ocean Drive. The applicant, Six Twenty Partners, Ltd., is requesting a Preliminary Evaluation for the construction of a four (4) story mixed-use building.

The Board provided comments as requested.

3. HPB File No. 1156, 1450 Ocean Drive - White House on the Beach. The applicant, S.B. Resort Development, LLC, is requesting a Preliminary Evaluation for the demolition of an existing building and the construction of a seven (7) story mixed-use hotel structure with accessory retail and resaurant space.

The Board provided comments as requested.

III. NEXT MEETING DATE REMINDER  
Tuesday, September 12, 2000

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